

**EXCLUSIVELY OFFERED FOR SALE BY
THE JACK DAGGETT TEAM**

RE/MAX REALTY GROUP

ALL ABOUT VIEWS



JUST REDUCED!

1251 BAYVILLE SHORES

LARGE BACKYARD WITH BAY & WETLAND VIEWS

QUALITY FEATURES INCLUDED IN THIS THREE STORY COURT MODEL:

- * OPEN AND SPACIOUS LIVING SPACE * 3 BEDROOMS, 3 1/2 BATHS * FOYER * TILE FLOORING
- * HUGE GREATROOM W/ 9 FT. CEILINGS, RECESSED LIGHTING & GAS FIREPLACE
- * DINING AREA * BREAKFAST BAR * 2 SUNPORCHES * MEDIA CENTER * REMOTE SKYLIGHT
- * KITCHEN W/ FULL ARRAY OF STAINLESS STEEL APPLIANCES & 42" MAPLE CABINETS
- * LAUNDRY ROOM W/ WASHER AND DRYER * WALK-IN CLOSETS
- * SPECTACULAR MASTER BATH W/ SOAKING TUB, SHOWER and DOUBLE VANITIES
- * FINISHED ONE CAR GARAGE W/ OPENER * CROWN MOLDING * WINDOW TREATMENTS
- * EASY WALK TO COMMUNITY PIER, SWIMMING POOL, TOT LOT AND FITNESS CENTER

\$425,000 BAY, CANAL & WETLAND VIEWS

TO SET UP A SHOWING OF THIS SPECTACULAR HOME FOR EITHER YOU OR YOUR FRIENDS, or FOR MORE DETAILS, PLEASE CALL the JACK DAGGETT TEAM DIRECT @ 302-436-7591, 302 227-4800 OFFICE.

YOUR GREAT ROOM IS PERFECT FOR FAMILY ENTERTAINING, WITH DIRECT ACCESS TO YOUR 2ND FLOOR SUNPORCH WHERE YOU CAN SIP COCKTAILS & WATCH THE BAY!

THE KITCHEN FEATURES STAINLESS STEEL APPLIANCES, 42" MAPLE SHAKER CABINETS, TILE FLOORING, RECESSED LIGHTING & REMOTE CONTROLLED SKYLIGHT!



BELOW YOUR 1ST FLOOR GUEST SUITE HAS A PRIVATE BATH, WALK IN CLOSET & DIRECT ACCESS TO YOUR 1ST FLOOR SUN PORCH!

THE DINING AREA IS CONVENIENTLY LOCATED BETWEEN THE GREAT ROOM AND KITCHEN...AN OPEN FLOORPLAN...IDEAL FOR GATHERINGS



**PRESENTING
"ALL ABOUT VIEWS"
PAGE #1
#1251 BAY VISTA DRIVE
BAYVILLE SHORES
WEST FENWICK, DE**



THE CANAL LOCATED DIRECTLY BEHIND YOUR UNIT IS IDEAL FOR KAYACKING AND YOUR REAR YARD IS ONE OF THE LARGEST IN BAYVILLE SHORES WHICH IS PROFESSIONAL LANDSCAPED AND IRRIGATED. EXTERIOR MAINTENANCE PROVIDED BY THE ASSOCIATION!

FUN & EASY LIVING.....

THE COMMUNITY POOL, FITNESS CENTER, CRABBING/FISHING PIER AND PLAYGROUND ARE WITHIN AN EASY WALK FROM YOUR HOME!



YOUR MASTER SUITE OFFERS A TILE SHOWER, SOAKING TUB, DOUBLE VANITY SINKS, WALK-IN CLOSET AND BREATH-TAKING VIEWS OF THE BAY FROM YOUR PRIVATE DECK!



YOUR MASTER DECK.....



THE 3RD FLOOR GUEST SUITE WITH A PRIVATE BATH.....

**BELOW & RIGHT YOUR MASTER BATH WITH TILE SHOWER
DOUBLE VANITIES & SOAKING TUB**



**PRESENTING
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#1251 BAY VISTA DRIVE
BAYVILLE SHORES
WEST FENWICK ISLAND, DE**



**THE CRABBING/FISHING PIER BELOW OFFERS EASY
ACCESS FROM YOUR UNIT FOR KAYACKING.....**

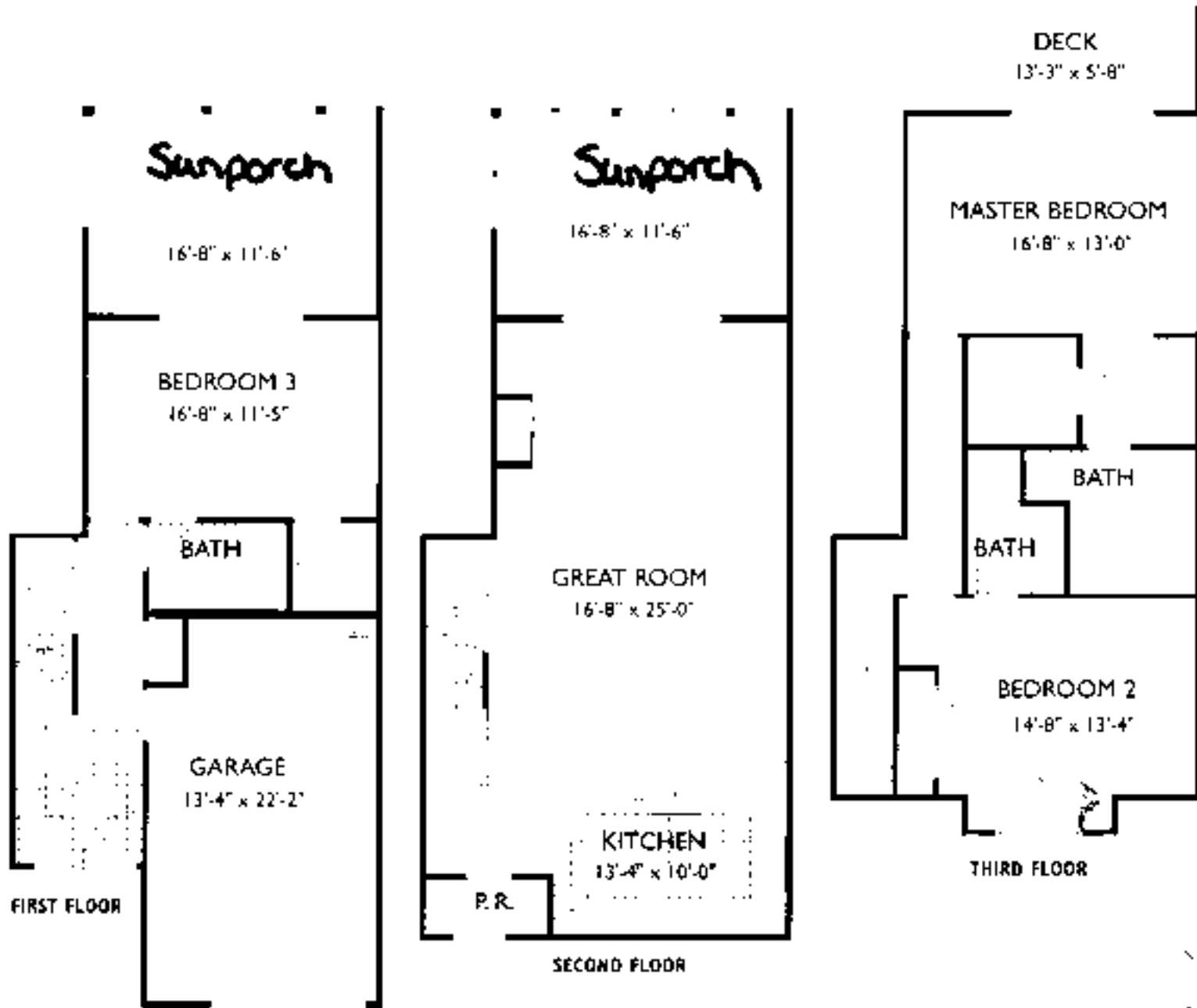
**YOUR FOYER WITH TILE FLOORING & CUSTOM BLINDS....
ALL CUSTOM WINDOW TREATMENTS ARE INCLUDED**



BELOW, TYPICAL GUEST BATHROOM



The *Open Bay*



Dimensions are approximate and subject to change without notice.

800-432-5773

BAYVILLE SHORES

302-436-7364



RE/MAX Realty Group
317 REHOBOTH AVENUE
Rehoboth Beach, DE 19971
 MAIN OFFICE TEL: 302-227-4800
DIRECT TEL: 302-436-7591



UNIT 1251 BAYVILLE SHORES

JUST REDUCED!

PRICE: \$425,000	MLS
SHOWING INSTRUCTIONS	
APPOINTMENT ONLY: CALL LISTING AGENT	
LISTING AGENT: JACK DAGGETT TEAM	
OWNER: SCARI	
ADDRESS	
Unit # 1251 Bayville Shores W. Fenwick Island, Delaware 19975	
FLOORS: 3 BDRMS: 3 BATHS: 3 1/2	
SUBDIVISION: BAYVILLE SHORES	

ROOMS / DECKS	FLR		APPLIANCES / AMENITIES	STYLE / TAXES / GENERAL INFO.
GREAT ROOM	2	x	RANGE:GAS	CONSTRUCTION: STICK BUILT
DINING AREA	2	x	REFRIGERATOR:	STYLE: COURT MODEL
KITCHEN W/ PENINSULA BAR	2	x	MICROWAVE:	TYPE HOME: YEAR ROUND
FOYER	1	x	DISHWASHER:	AGE / YEAR BUILT: 2002
		x	DISPOSAL:	
		x	WASHER:	ROOF: ARCHITECTURAL SHINGLE
BEDROOM #1 (MASTER)	3	x	DRYER:	SIDING: CEMPLANK
BEDROOM #2	1	x	STORM / SCREEN:	FLOORING: CARPET AND TILE
BEDROOM #3	3	x	THERMOPANES: ANDERSEN	INSULATION:
		x	FIREPLACE: GAS	WATER: CENTRAL
		x	HOT WATER:	SEWER: CENTRAL
BATH #1 (MASTER W/ SOAKING TUB)	3	x	AIR CONDITIONING: CENTRAL	ZONING: RESIDENTIAL
BATH #2	3	x	HEAT: HEAT PUMPS	COUNTY TAXES: 1000 EST.
BATH #3	1	x	STAINLESS STEEL APPLIANCES	CITY TAXES:0
POWDER ROOM	2	x	POOL: COMMUNITY	ASSOC. FEES: 3,080/ Per Year
		x	TENNIS: COMMUNITY	SEWER YEARLY: 230
		x	CLUBHOUSE: COMMUNITY	
UTILITY / LAUNDRY AREA	1	x	BASKETBALL: COMMUNITY	SOLD UNFURNISHED
SUNPORCH	1	x	FITNESS CENTER: COMMUNITY	
SUNPORCH	2	x	CABLE:	SCL DISTRICT: INDIAN RIVER
MASTER BEDROOM REAR DECK	3	x	FIRE DETECTION SYSTEM	TAX/MAP/PARCEL: 5-33 13.00 2.00
		x	WINDOW TREATMENTS	UNIT 1251
		x	IRRIGATION	VIEWS! VIEWS! VIEWS!
GARAGE: (ONE CAR) W/ REMOTE		x	PROFESSIONAL LANDSCAPED	SPECTACULAR SUNSETS!!!



NOTE: THE ABOVE INFORMATION WAS OBTAINED FROM THE SELLER(S) AND OTHER RELIABLE SOURCES.
 IT IS BELIEVED TO BE CORRECT, BUT IS NOT GUARANTEED.

